

## **Minutes of May 9, 2016 Non-Public Session**

### **Selectmen**

Rusty Bridle, Chairman  
James Waddell, Vice Chairman  
Philip Bean, Selectman  
Rick Griffin, Selectman  
Regina Barnes, Selectman  
  
Town Manager Fred Welch  
Town Attorney Mark Gearreald

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Upon motion duly made and seconded at about 10:08 PM, at the conclusion of the public meeting, the Board voted unanimously by roll call vote to go into a non-public session under RSA 91-A:3, II, (c) and (e). The motion passed unanimously.

Town Attorney Gearreald explained the potential enforcement situation involving two “back lots” to the rear of 102 Kings Highway, in light of the discovery these two “back lots” were not combined as called for in a Planning Board approved plan but instead had been conveyed separately to different parties, thereby rendering one of the two back parcels landlocked.

The buyer of the one of the two back lots had encountered a title issue and had inquired about getting a “No action” letter from the Town.

This situation had been put before the Planning Board at its meeting on Wednesday, May 4, 2016 and that Board voted not to support a “No Action” letter, but instead voted to recommend that an enforcement action be undertaken to correct the backlot situation either through requiring conformance with the conditions set forth on recorded Plan D-16897 or through a new plan to be presented to the Board that would combine what was formerly Lot 4 with the Schaake lot that immediately abuts it to the east, basically through amending the subdivision plan approved on August 26, 1987.

The following Motion was made by Selectman Waddell, second by Selectman Bean:

I move to correct the landlocked back lot situation at 102 Kings Highway either through requiring conformance with the conditions set forth on recorded Plan D-16897 or through requiring a new plan to be presented to the Board that would combine what was formerly Lot 4 with the Schaake lot that immediately abuts it to the east, basically through an amendment to the subdivision plan approved on August 26, 1987; otherwise, to pursue injunctive relief against the use of the two lots in violation of the subdivision approval under RSA 676:15 and penalties of \$1,000 for each of the two lots sold in violation of RSA 676:16.

The Motion passed unanimously.

There was no motion to seal these minutes.

The non-public session adjourned at 10:15 PM and the public session was not rejoined.

Respectfully submitted for the Board

Rusty Bridle, Chairman